



OFFICE OF
PAM CARTER
CLERK AND MASTER
CHANCERY COURT

100 East Main Street, Suite 200

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Jackson, Tennessee

38301-6294

TO: ALL INTERESTED BIDDERS

RE: DELINQUENT PROPERTY TAX SALE

This is to let you know that we will be having a Delinquent Property Tax Sale on APRIL 26, 2018 at 10:00 a.m. at the North door of the Madison County Courthouse in Jackson.

Enclosed you will find information regarding this sale. The terms of the sale are detailed for you, but if you have any questions regarding this, please do not hesitate to contact me.

Please note that the amount of the opening bid will be a little more than the amount on the attached list, to cover publication costs.

Please be sure to arrive a little early in order to register.

I am looking forward to seeing you on the 26th.

Sincerely,

A handwritten signature in black ink that reads "Pam Carter". The signature is fluid and cursive, with the first letters of the first and last names being capitalized and prominent.

**Pam Carter
Clerk and Master**

RE: DELINQUENT PROPERTY TAX SALE

DATE: THURSDAY, APRIL 26, 2018

PLACE: NORTH DOOR, MADISON COUNTY COURTHOUSE, JACKSON, TN

Before bidding is to begin, all interested bidders must register and obtain a number for bidding.

We will request a minimum bid increase of \$50.

This property is being SOLD FOR CASH, AS IS.

The TITLE to property purchased at a Delinquent Tax Sale IS NOT GUARANTEED. Please seek advice from your attorney as to the title of the property you are interested in. You are BUYING AT YOUR OWN RISK.

If the owner does not redeem the property (by paying taxes owed), you will receive a Tax Deed to the property. Please be aware that taxes may have accrued and will continue to accrue on the parcels on this sale list. These taxes may be due and payable if you become the property owner as a result of today's sale.

If the property owner redeems the property, you will receive your purchase price, plus twelve percent (12%) interest, per annum, on your purchase price.

We DO NOT RECOMMEND you making any improvements in the property. If it is necessary to repair for preservation, and the property is redeemed, you will receive a notice of a redemption; then you must file a response with the court, pursuant to statute to seek reimbursement.

**PAM CARTER, CLERK & MASTER
100 E. MAIN, ROOM 200
JACKSON, TN 38301**

(731) 423-6071

EXHIBIT A

Bill #	Owner Name	Deed Book/ Page	Ctl Mp	Grp	Pcl	Property Address	Amount Due
2015							
3046	BRICE ROOSEVELT	318/427	087F	B	1700	SOUTHERN ST 306	\$ 1,633.92
13642	JMB PARTNERSHIP	713/340	087D	A	701	VALLEY AVE	\$ 671.64
21303	PERRY BOBBY	704/1971	087D	E	100	CHESTER ST E 1591	\$ 3,305.40
21493	PHILLIPS HARMON L	626/813	078J	A	3700	THEUS ST 117	\$ 5,559.57
23464	HENNING SHERI	724/916	078G	D	100	EDEN ST 103	\$ 1,459.42
23962	SAVAGE MARGARET	354/371	078O	C	2500	CAMDEN ST 812	\$ 3,106.78
16840	MANUEL JOSEPH L & JESSICA L. MANUEL	720/1369	078M	M	2300	HILLCREST CIRCLE DR 312	\$ 2,776.01
24746	SKINNER ARTHUR L	621/271	078G	Q	3500	ALLEN AVE 326	\$ 1,113.82
2016							
1791	BEM CORP OF JACKSON	570/647; 738/1240, 738/1246; 738/1252	044E	D	400	MARLOW DR 26	\$ 3,854.61
1794	BEM CORP OF JACKSON	570/647; 738/1240, 738/1246; 738/1252	044E	D	503	MARLOW DR 43	\$ 2,221.40
1795	BEM CORP OF JACKSON	570/647; 738/1240, 738/1246; 738/1252	044E	D	504	MARLOW DR 44	\$ 2,162.40
2286	BLURTON CAPITAL II LLC	727/894	078H	T	600	LINDEN ST 254	\$ 2,241.28
2287	BLURTON CAPITAL II LLC	727/894	078H	U	1400	CAMPBELL ST 223	\$ 734.80
2288	BLURTON CAPITAL II LLC	727/894	078I	B	2500	DANCY ST 232	\$ 636.88
2289	BLURTON CAPITAL II LLC	727/894	100H	A	2400	NORTH AVE 45	\$ 1,300.40
2290	BLURTON CAPITAL LLC	705/1368	065N	A	1600	CARVER AVE 52	\$ 680.40
2297	BLURTON CAPITAL LLC	705/1368	077F	A	1300	HOLLYWOOD DR 1070	\$ 880.32
2301	BLURTON CAPITAL LLC	705/812	077L	H	1800	AIRWAYS BLVD 261	\$ 1,044.88
2302	BLURTON CAPITAL LLC	716/1571	077L	J	900	HOLLYWOOD DR 110	\$ 1,032.64
2314	BLURTON CAPITAL LLC	718/1244	078B	M	500	PINE ST 150	\$ 736.16
2316	BLURTON CAPITAL LLC	709/1913	078C	H	2400	BERRY ST 547	\$ 579.76
2318	BLURTON CAPITAL LLC	705/1368	078G	D	2200	OAK ST 261	\$ 1,167.28
2319	BLURTON CAPITAL LLC	705/1368	078G	D	2201	OAK ST 255	\$ 1,013.60
2323	BLURTON CAPITAL LLC	705/1368	078H	G	1700	CAMPBELL ST 249	\$ 918.40
2324	BLURTON CAPITAL LLC	717/140	078H	J	1700	PROSPECT AVE 237	\$ 779.68
2325	BLURTON CAPITAL LLC	716/1569	078H	R	100	CEDAR ST 260	\$ 2,143.76
2329	BLURTON CAPITAL LLC	716/1567	078H	S	2600	PROSPECT ST 208	\$ 2,247.12
2332	BLURTON CAPITAL LLC	705/1368	078H	U	1300	CAMPBELL ST 221	\$ 940.16
2334	BLURTON CAPITAL LLC	705/1368	078H	V	1700	LINDEN ST 318	\$ 774.24
2340	BLURTON CAPITAL LLC	709/1913	078I	Q	1000	FARRAR ST 135	\$ 638.24
2343	BLURTON CAPITAL LLC	705/1368	078J	G	1400	N HAYS AVE 553	\$ 809.60
2346	BLURTON CAPITAL LLC	709/1913	078J	G	1800	WALSH ST 114	\$ 705.75
2347	BLURTON CAPITAL LLC	718/839	078J	G	2300	WALSH ST 94	\$ 624.64
2348	BLURTON CAPITAL LLC	705/1368	078J	J	1600	N HAYS AVE 519	\$ 1,080.24
2353	BLURTON CAPITAL LLC	712/952	078M	A	2200	IDLEWILD ST 101	\$ 631.44

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2354	BLURTON CAPITAL LLC	705/1368	087C	H	2200	RHEA ST 107	\$ 736.16
2355	BLURTON CAPITAL LLC	705/1368	087D	B	800	RHEA ST 112	\$ 819.12
2357	BLURTON CAPITAL LLC	719/1731	109J	A	1100	CASE DR 21	\$ 2,746.24
2359	BLURTON CAPITALII LLC	727/894	065N	A	3400	CARVER AVE 30	\$ 718.48
2360	BLURTON CAPITALII LLC	727/894	065O	A	4600	MUSE ST 127	\$ 646.40
7924	ELLISON MARCUS	722/1905	077C	A	500	ALEXANDER ST 115	\$ 637.09
7925	ELLISON MARCUS	700/331	078H	P	2000	N ROYAL ST 533	\$ 495.44
7955	EMERY CHERYL	691/152	066B	H	4100	OLD HICKORY BLVD 898	\$ 1,099.28
9727	GOLDEN BYRON	712/1643	078O	E	2000	COLLEGE ST 804	\$ 2,575.59
10358	H & H PROPERTIES	699/1736	065N	A	2700	BRONZEWOOD CV 34	\$ 684.48
10359	H & H PROPERTIES	708/246	065O	E	400	FAIRMONT AVE 319	\$ 813.68
10360	H & H PROPERTIES	711/977	065P	E	1900	MELROSE ST 112	\$ 1,719.42
10361	H & H PROPERTIES	699/1834	077E	B	700	ARLINGTON AVE 607	\$ 805.52
10362	H & H PROPERTIES	693/1852	077M	C	200	STERLING ST 116	\$ 1,557.06
10363	H & H PROPERTIES	707/1119	078B	E	1100	MOUNT ST 105	\$ 1,154.72
10364	H & H PROPERTIES	707/1115	078F	F	400	WHITEHALL ST 630	\$ 711.68
10366	H & H PROPERTIES	699/1734	078H	E	1600	GRAND AVE W 222	\$ 897.45
10368	H & H PROPERTIES	711/977	078H	S	200	CEDAR ST 229	\$ 1,826.96
10369	H & H PROPERTIES	720/1326	078H	S	800	LINDEN ST 232	\$ 1,692.00
10370	H & H PROPERTIES	714/1468	078I	S	2300	ORLEANS ST E 118	\$ 748.40
10371	H & H PROPERTIES	708/246	078J	A	4300	THEUS ST 121	\$ 1,175.93
10374	H & H PROPERTIES	677/599	078P	C	1300	CUMBERLAND ST N	\$ 2,314.88
11335	HAYES HERRON CONST	598/267	100J	A	800	GARDNER ST 39	\$ 5,465.55
13036	INTOWN PARTNERSHIP	553/234	078O	H	3000	MAIN ST E 530	\$ 18,504.37
17598	MCCASKILL ENTERPRISES	664/142	109A	A	2712	BONWOOD DR 65	\$ 7,232.64